

CMSD HAS A NEW HEADQUARTERS

The Costa Mesa Sanitary District (CMSD) recently acquired an existing building at 290 Paularino Avenue (corner of Redhill and Paularino Avenues, adjacent to the Time Warner facility) to serve as its new headquarters. The purpose of the acquisition is three fold:

1. Provide adequate parking for staff and the public. CMSD's current headquarters at 628 W. 19th Street has thirteen parking spaces, plus one space dedicated to persons with disabilities. The current parking lot is inadequate for CMSD to conduct its business. During Board of Directors meetings, staff will park at the Costa Mesa Senior Center, located at 695 W. 19th Street, to ensure there is enough parking spaces for the Board of Directors and members of the public. The new headquarters will have forty parking spaces, including two dedicated ADA spaces.
2. Community rooms for organizations to temporarily rent for their meetings and/or gatherings are in short supply. The new facility will have a 1,025 square foot multi-purpose room that will be available for community organizations to temporarily utilize for their activities.
3. Provide more public seating for Board of Directors meetings. CMSD's current Board room can only seat approximately six members of the public. The new facility's Board room will have the capacity to seat up to thirty members of the public.

NEW HEADQUARTERS	EXP / REV	COMMENTS
290 Paularino Avenue	\$3,750,000	Purchasing price
628 W. 19th Street	-\$1,238,217	Sale proceeds
Facility Revolving Fund	-\$ 800,000	Restricted Funds. Cannot be used for M&O
Subtotal:	\$ 1,711,783	Net purchasing price
Professional Services	\$ 114,000	Engineering, designs, project management
Asbestos Mitigation	\$ 1,700	
Construction	\$ 845,000	Tennant improvements, & carpentry (dais, award cabinet)
Furniture, Fixture & Equipment	\$ 265,900	Audio visual, security system, furniture, etc.
GRAND TOTAL:	\$ 2,938,383	

Tenant improvements are currently underway and CMSD is planning to move into the new building in the first week of December or sooner. In case you were wondering what will happen to the old headquarters at 628 W. 19th Street, CMSD sold the building to a private company for \$1,238,217. The proceeds from the sale of 628 W. 19th Street went towards the purchase of the new headquarters. As you can see above, the total projected cost for the new headquarters is in fact under \$3 million.